

# Villa Joaninha

Region: Carvoeiro Sleeps: 22

## Overview

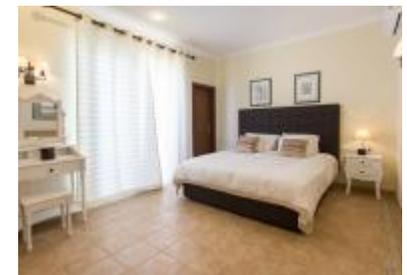
Villa Joaninha is a lovely, modern villa providing glorious panoramic sea views over the Praia de Carvoeiro coastline. This luxurious eleven-bedroom villa sleeps 22, and is the perfect choice for big groups wanting to spend some time together in the sun. This stunning property has a gorgeous contemporary finish, and provides a perfect home-away-from-home for guests.

The outdoor dining area is the perfect place to enjoy a lovely evening meal with loved ones. The shops, bars and restaurants of Praia de Carvoeiro are just a moments away, meaning guests won't have to go far to enjoy what the Algarve has to offer.

Each of the eleven bedrooms have been finished to the highest standard; on the ground floor, there are six double bedrooms, all with well-equipped en-suites. On the lower ground floor, there are also 3 separate apartments with separate a bedroom and bathroom in each one, providing full privacy for those that stay there. There are eight bathrooms in total throughout the villa.

Inside, there is a beautiful dining area with a table for 18 people, as well as a spacious and stylishly designed living room with a flat screen television and fireplace. The modern kitchen features plenty of prep space and state-of-the-art appliances, making cooking for a big group a little easier!

Outside, there are several comfortable seating areas, as well as an impressive pool and panoramic sea views. There is also a superb outdoor BBQ/dining area, where guests can prepare and enjoy delicious meals, whether that is for breakfast, lunch or dinner. If that wasn't enough, guests can also enjoy an outdoor Jacuzzi, private tennis court, games room, and fully equipped gym. With its impressive facilities, stunning views and tranquil surroundings, Villa Joaninha has everything guests need to relax in absolute luxury.



## Facilities

Villa/House • Private Pool • Heated Pool • Saltwater Pool • Beach Nearby  
• Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • Hot Tub • <1hr to Airport • BBQ • Coffee Machine  
• All Bedrooms En-Suite • Ground Floor Bed & Bath • TV • Gym/Fitness Room • Games Room • Indoor Games • Table Tennis • Pool/Snooker • Working Fireplace/Woodburner • Cot(s) • High Chair(s) • Fenced Grounds  
• Parking Space • Golf Nearby • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## The Villa

Villa Joaninha is located near Carvoeiro, the lively, tourist town with spectacular views over the ocean. There are 6 bedrooms and 6 bathrooms, and it can accommodate up to 22 people.

### Lower Ground Floor

- Apartment with a bedroom and a king-size bed and an adjoining double room (green rooms) with a separate kitchen and a private bathroom with private outdoor areas
- Apartment with bedroom with a king-size bed and two twin beds (brown and cream) a kitchen and ensuite bathroom and a private outdoor seating area
- Apartment with bedroom with a king-size bed and a small kitchen and a private bathroom

### Ground Floor

- Bedroom with king-size bed and ensuite bathroom and private front patio (white and green room)
- Bedroom with king-size bed and ensuite bathroom and private balcony (brown and cream room)
- Bedroom with king-size bed, ensuite bathroom, and balcony (golden room)
- Bedroom with king-size bed with ensuite bathroom (pink room)
- Bedroom with king-size bed and adjoining double room (Burgundian rooms) both with private ensuite bathrooms and outside seating area

### First Floor

- Large living room with various seating areas, TV, fireplace and access to a terrace
- Well equipped kitchen with large dining area for 12 people
- Guest toilet

### Annexe

- Well equipped fitness area with access to the terrace and guest toilet
- Games room with pool table

### Exterior Grounds

- Private heated salt water swimming pool
- Large terrace and garden area
- Various sun loungers
- Outdoor dining
- Garden furniture
- Covered terrace
- Private parking
- Barbecue
- Jacuzzi



**Additional Facilities**

- Wi-Fi connection
- Air conditioning
- Washing machine
- Cot and high chair
- Table tennis

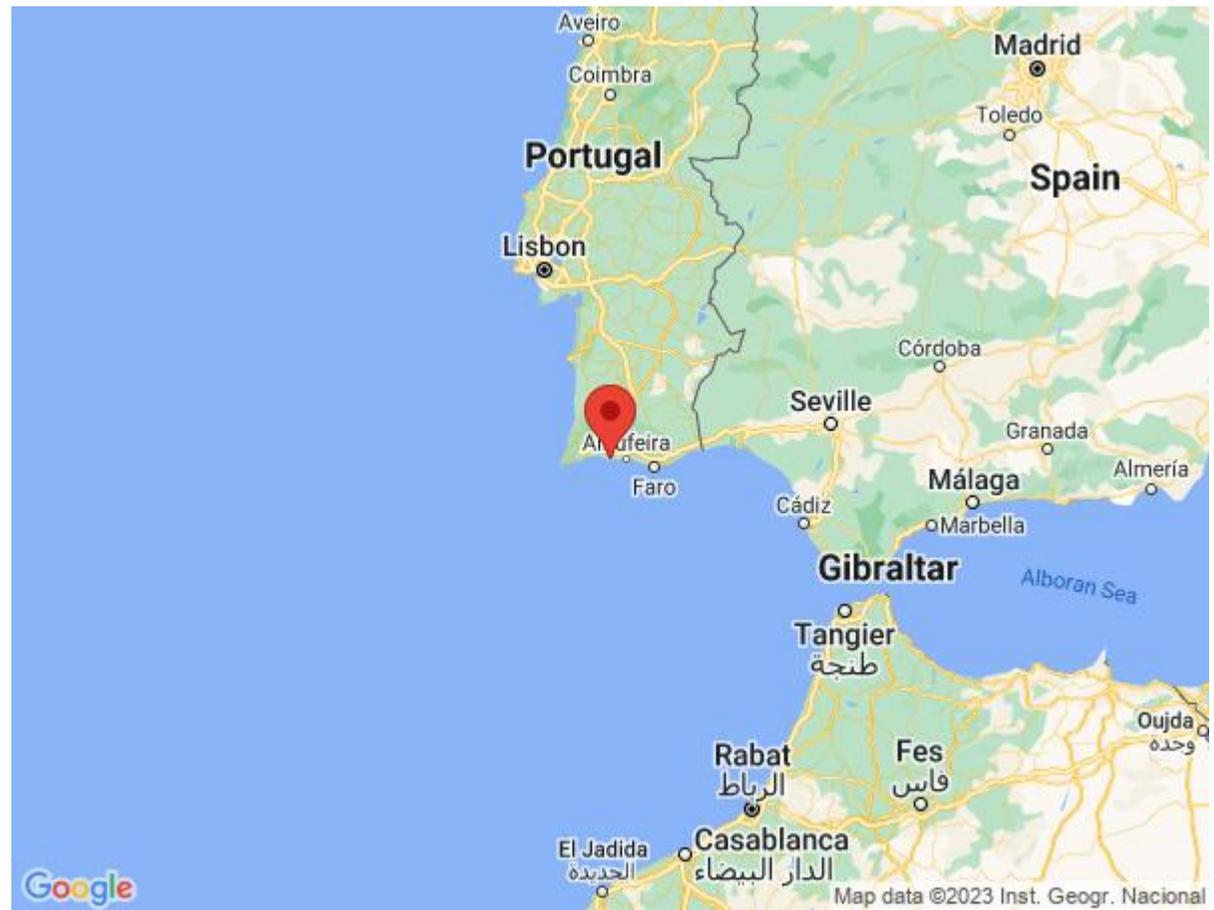
## Location & Local Information

This fantastic villa sits in a peaceful neighbourhood of Carvoeiro, a very popular holiday destination in the Algarve. Once a small fishing village, Carvoeiro has developed into a popular tourist town that boasts banks, restaurants, shops and a post office. The local towns of Lagoa, Carvoeiro, Ferraguda, Portimao, Silves and several beaches are all easily accessible by car (within a 5 to 20 minutes drive). You are also only a short drive (2km) from many beautiful beaches and restaurants; from Michelin Star dining to excellent simple easy eating. Praia da Marinha is a 15-20 minute walk away and here you can also take in dramatic views from the cliffs on a trekking trail.

With several beaches within easy reach by foot or car, the villa is an ideal base for families that love spending their days relaxing on the sand and taking dips in the sea. There is also a wide variety of child friendly entertainment such as Zoomarina Theme Park, boating tours from Carvoeiro, Ferraguda, Alvor and Portimao to see caves & dolphins, as well as Fiesa Sand Sculptures Festival and various waterparks.

## Local Amenities

Nearest Airport	<b>Lisbon Airport</b> (59 km)
Nearest Ferry Port	<b>Faro Ferry Port</b> (67 km)
Nearest Village	<b>Benagil</b> (2 km)
Nearest Town/City	<b>Carvoeiro</b> (7 km)
Nearest Restaurant	<b>Sul Mar</b> (1 km)
Nearest Bar/Pub	<b>Benagil Beach Bar</b> (2 km)
Nearest Supermarket	<b>Supermercado Rocha Brava</b> (3 km)
Nearest Beach	<b>Benagil Beach</b> (1 km)
Nearest Golf	<b>Vale de Minho Golf Course</b> (4 km)



Nearest Tennis

**Carvoeiro Tennis Club**  
**(8 km)**

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## What we love

- This villa has a great outdoor pool, jacuzzi, games room and a fully equipped gym
- Popular resort town, Carvoeiro, is moments away, where guests will find a range of fantastic restaurants bars and shops.
- Luxury terrace area with barbecue, outdoor kitchen and dining area

## What you should know...

- Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking.
- Please note that your booking will only be confirmed once we have checked availability with the owner.
- A car would be advised to access the city of Faro, a one hour drive away

# Terms & Conditions

- Security deposit: €1,000 charged to client's credit card before arrival and refunded two weeks after departure, subject to full inspection.
- Arrival time: 3 pm
- Departure time: 12 pm
- Energy costs included?: Yes, included in the rental price.
- Heating costs included?: Not available on this property.
- Linen & towels included?: Yes, included in the rental price.
- Pool towels included?: Yes, included in the rental price.
- End of stay cleaning included?: Yes. However, guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or garbage disposal required will be charged against the security deposit.
- Internet access?: Wi-Fi internet access included.
- Minimum stay: 7 nights. All other durations on request.
- Changeover day: Flexible.
- Pets welcome?: Not allowed.
- Smoking Allowed?: Smoking & Vaping are not permitted.
- Pool heating charge?: For those who require pool heating, it is included in the rental price, heating by solar panels. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- Tax: Tourist Tax included in the rental price.
- Insurance: Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, personal belongings, personal liability and any accidental damage caused during their stay.
- Other Ts and Cs: Cleaning of bathrooms (2x a week) and change of towels included in the rental price.